

057.0

Map

0002

Block

0008.B

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 537,600 /

USE VALUE: 537,600 /

ASSESSed: 537,600 /

Total Card /

Total Parcel

537,600

537,600

537,600

PROPERTY LOCATION

No	Alt No	Direction/Street/City
23		FOREST ST, ARLINGTON

OWNERSHIP

Owner 1:	TEE ALEXANDER K				
Owner 2:					
Owner 3:					
Street 1:	2 RYDER STREET UNIT B				
Street 2:					
Twn/City:	ARLINGTON				
St/Prov:	MA	Cntry:		Own Occ:	Y
Postal:	02476	Type:			

PREVIOUS OWNER

Owner 1:	BIENKOWSKI JEFFREY & DIANE -		
Owner 2:	-		
Street 1:	2 RYDER STREET		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry:	
Postal:	02476		

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1900, having primarily Clapboard Exterior and 1760 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 4 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL		water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0		Sq. Ft.	Site		0	0.	0.00	7087																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
102	0.000	537,600			537,600
Total Card	0.000	537,600			537,600
Total Parcel	0.000	537,600			537,600
Source:	Market Adj Cost	Total Value per SQ unit /Card:	305.45	/Parcel:	305.4

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	529,500	0	.		529,500	529,500	Year End Roll	12/18/2019
2019	102	FV	493,300	0	.		493,300	493,300	Year End Roll	1/3/2019
2018	102	FV	437,200	0	.		437,200	437,200	Year End Roll	12/20/2017
2017	102	FV	399,200	0	.		399,200	399,200	Year End Roll	1/3/2017
2016	102	FV	397,200	0	.		397,200	397,200	Year End	1/4/2016
2015	102	FV	367,900	0	.		367,900	367,900	Year End Roll	12/11/2014
2014	102	FV	351,600	0	.		351,600	351,600	Year End Roll	12/16/2013
2013	102	FV	363,200	0	.		363,200	363,200		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
BIENKOWSKI JEFF	62178-548		7/3/2013		368,000	No	No		
JICK ALAN A	28818-151		7/2/1998		265,000	No	No	Y	

TAX DISTRICT

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
BIENKOWSKI JEFF	62178-548		7/3/2013		368,000	No	No		
JICK ALAN A	28818-151		7/2/1998		265,000	No	No	Y	

PAT ACCT.

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
BIENKOWSKI JEFF	62178-548		7/3/2013		368,000	No	No		
JICK ALAN A	28818-151		7/2/1998		265,000	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
4/5/2018	375	Redo Kit	22,000	C				
10/16/2008	1300	Re-Roof	8,000					

ACTIVITY INFORMATION

Date	Result	By	Name
10/9/2018	Measured	DGM	D Mann
3/5/2013	Inspected	BR	B Rossignol
5/6/2000		197	PATRIOT

Sign:

VERIFICATION OF VISIT NOT DATA

__/__/__

DISCLAIMER

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

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